



HERRIMAN CITY PLANNING COMMISSION MEETING MINUTES

Approved June 6, 2013

April 18, 2013

[6:06:12 PM](#) 6:00 P.M. ~ Work Meeting (Open to the Public)



[7:06:40 PM](#) 7:00 P.M. ~ Regular Planning Commission Meeting

Attendance

Planning Commission Members:

Wayne Hill
Dave Burrows
Robyn Shakespear
Blayde Hamilton
Leslie Mascaro
Wade Thompson
Jessica Morton
Robyn Shakespear
Clint Smith

- **City Staff:**
Gordon Haight; Assistant City Manager
Brett Wood; City Manager
Mark Jensen; City Engineer
Augusto Robles; Engineering
Cindy Quick; Deputy Recorder
- **Guests:** Please see the attendance sign in sheet.

1. WELCOME INTRODUCTION AND PRELIMINARY MATTERS:

[7:06:57 PM](#) 1.1 Reverence / Thought: Derek Lloyd

[7:07:27 PM](#) 1.2 Pledge of Allegiance: Paul Sims

[7:08:48 PM](#) 1.3 Roll call: Full Quorum

[7:09:04 PM](#) 1.4 Approval of electronic minutes for: **April 4, 2013**

Commissioner Robyn Shakespear moved to approve the minutes for April 4, 2013.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.

Motion carried.

2. REGULAR AGENDA:

[7:09:54 PM](#) 2.1 **11S13** – Shaw – 13392 S Pioneer St – Proposed Single Family Subdivision – Zone: A-1 Acres: 2.77 – Units: 2 (**HEARING**)

[7:12:02 PM](#) Chair Hill opens the public hearing and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments:

[7:12:10 PM](#) Chair Hill closes the public hearing.

Commissioner Blayde Hamilton **MOVES** to approve this item according to staff requirements all but four and to include curb gutter and sidewalk on the subdivision with the daycare.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | No |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | No |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | No |
| Commissioner Leslie Mascaro | No |

Vote failed.

Commissioner Dave Burrows **MOVES** to approve this item with the five requirements outlined by staff that the curb gutter and sidewalk only be applied to the two lots along 13400 South.

Commissioner Jessica Morton **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

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|------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | No |

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|-------------------------------|-----|
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | No |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.

Motion carried.

- 7:39:46 PM 2.2 **01S13** – Jedsco – 7200 W Rose Canyon Road – Proposed Single Family Subdivision Zone: A-.25 – Acres: 31.52 – Units: 67 (*Hearing held on January 17, 2013*)

Citizen Comments:

Commissioner Leslie Mascaro **MOVES** to approve this item and would like to add a 13th condition that states the trails along the perimeter of the property i.e. north, south and west as shown on the plat should be dedicated as public open space and dust control plan must be approved and in place at the time of grading and be approved by city staff. Also type of fencing on item #11 and item #10 should to be changed to design recommendations not CCR's.

Commissioner Blayde Hamilton **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | No |
| Commissioner Leslie Mascaro | Yes |

Vote passed.

Motion carried.

- 8:27:39 PM 2.3 **20S12** – Rosecrest Communities, LLC – 5184 W 13400 S – Add 1 lot to an approved subdivision – Zone: MU-2 – Acres: 0.86 – Units: 2 (*HEARING*)

8:29:01 PM Chair Hill opens the public hearing and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments:

8:29:11 PM Chair Hill closes the public hearing.

Commissioner Clint Smith **MOVES** to approve this item.

Commissioner Robyn Shakespear **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.

Motion carried.

- [8:30:00 PM](#) 2.4 **09S07-01** – Rosecrest Communities, LLC – 5510 W Aurora Vista Drive – Proposed Subdivision Amendment to add 5 additional lots – Zone: R-1-15 – Acres: 18.5 Units: 29 (*Public hearing was held April 4, 2013*)

Citizen Comments:

Commissioner Dave Burrows **MOVES** to approve this item with any conditions outlined by staff and that the applicant will install the public trail through the public open space along the east side of the subdivision.

Commissioner Jessica Morton **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | No |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.

Motion carried.

- [8:41:39 PM](#) 2.5 **01C99-13** – Rosecrest Communities, LLC – 5510 W Aurora Vista Drive – Final Planned Unit Development Approval for Plat W of Rosecrest – Zone: R-1-15 – Acres: 18.5 Units: 29

Citizen Comments:

Commissioner Clint Smith **MOVES** to approve this item.

Commissioner Leslie Mascaro **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | No |
| Commissioner Robyn Shakespear | No |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:50:24 PM](#) 2.6 **02Z13** – Last Holdout LLC – 12000 S 5600 W – Rezone from multiple zones to C-1, C-2, and R-2-10 – Acres: 61 (*HEARING*) *These last items 2.6 through 2.11 have been continued until May 16th.*

[8:51:55 PM](#) Chair Hill opens the public hearing for items 2.6 through 2.11 and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments:

Chair Hill did not close the public hearing.

Commissioner Blayde Hamilton **MOVES** to continue items 2.6 – 2.11 until May 16th.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:50:24 PM](#) 2.7 **03Z13** – Anthem Development – Proposed text change to add “Congregate Care” to the C-2 zone in Title 10 of the City Ordinance (*HEARING*)

[8:51:55 PM](#) Chair Hill opens the public hearing for items 2.6 through 2.11 and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments:

Chair Hill did not close the public hearing.

Commissioner Blayde Hamilton **MOVES** to continue items 2.6 – 2.11 until May 16th.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |

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|-----------------------------|-----|
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:50:24 PM](#) 2.8 **12C13** – Last Holdout LLC – 12000 S 5600 W – Proposed Planned Unit Development of 236 single family lots and 119 townhomes – Acres: 78.72

[8:51:55 PM](#) Chair Hill opens the public hearing for items 2.6 through 2.11 and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments:

Chair Hill did not close the public hearing.

Commissioner Blayde Hamilton **MOVES** to continue items 2.6 – 2.11 until May 16th.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:50:24 PM](#) 2.9 **12S13** – Last Holdout LLC – 12000 S 5600 W – Proposed Subdivision of 236 single family lots and 119 townhomes – Acres: 78.72 (**HEARING**)

[8:51:55 PM](#) Chair Hill opens the public hearing for items 2.6 through 2.11 and calls for any citizen who wishes to speak to come to the podium and address the Planning Commission members.

Citizen Comments:

Chair Hill did not close the public hearing.

Commissioner Blayde Hamilton **MOVES** to continue items 2.6 – 2.11 until May 16th.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-----------------------------|-----|
| Commissioner Jessica Morton | Yes |
|-----------------------------|-----|

| | |
|-------------------------------|-----|
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:50:24 PM](#) 2.10 **13C13** – Last Holdout LLC – 12000 S 5600 W – Proposed Conditional Use for a Congregate Care Facility – Acres: 7.6

Citizen Comments:

Commissioner Blayde Hamilton **MOVES** to continue items 2.6 – 2.11 until May 16th.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:50:24 PM](#) 2.11 **14C13** – Last Holdout LLC – 12000 S 5600 W – Proposed Conditional Use for Storage Units – Acres: 4.02

Citizen Comments:

Commissioner Blayde Hamilton **MOVES** to continue items 2.6 – 2.11 until May 16th.

Commissioner Clint Smith **SECONDED** the motion.

Chair Hill asks for a vote. The vote is as follows:

| | |
|-------------------------------|-----|
| Commissioner Jessica Morton | Yes |
| Commissioner Blayde Hamilton | Yes |
| Commissioner Robyn Shakespear | Yes |
| Commissioner Clint Smith | Yes |
| Commissioner Dave Burrows | Yes |
| Commissioner Leslie Mascaro | Yes |

Vote passed.
Motion carried.

[8:53:15 PM](#) 3. **NEW ITEMS OF SUBSEQUENT CONSIDERATION (OTHER):**

[8:53:15 PM](#) 4. **FUTURE MEETINGS:**

4.1 City Council Meeting - Thursday, **May 9, 2013** @ 7:30 PM

4.2 Planning Commission Meeting - Thursday, **May 16, 2013** @ 7:00 PM

5. **ADJOURNMENT:**

Commissioner Clint Smith moves to adjourn the meeting. [8:53:30 PM](#)

Meeting adjourned at [8:53:32 PM](#)

I, Cindy Quick, Deputy Recorder of Herriman City hereby certify that the foregoing minutes, along with the digital recording, represent a true, accurate, and complete record of the meeting held on April 18, 2013. This document along with the digital recording constitutes the official minutes for the Herriman City Planning Commission Meeting.


Cindy Quick, Deputy Recorder